

## **Task Force on the Future for Growth and Development**

### **AGENDA**

**May 7, 2008**

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- I. Welcome/Introductions
  - II. "Questions" to MML, MACo and MDP, Re: Local Land Use
  - III. Infrastructure Assessment (charges 10, 11)
  - IV. Meeting 1 Synopsis
    - a. Synopsis will begin the outline for the Final Report as it pertains to charges 1, 2 and 6 (see color graphic nesting the Task Force charge).  
Goal: Consensus on Synopsis.
  - V. Continuation of Meeting 2- Parameters for a State Development Plan
    - a. Discuss the State Development Plan Blueprint.
    - b. Answer the questions- "What do these mean?", "What are the key issues, needs related to each heading?"  
Goal: Determine parameters for a State Development Plan.
  - VI. State Development Plan/Local Land Use Plans
    - a. Begin discussion of how a State Development Plan would work together with State agency plans and local land use plans, including broad principles or specific interactions.
    - b. Answer the question- What is the role of the State Development Plan with respect to local land use plans?
    - c. How should the State Development Plan affect State programs and federal policies and programs?
  - VII. Public Comments

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**Beverages/light snacks will be provided.**

**Next Meeting: June 5, 2008, 1:00 pm - 4:00 pm  
Maryland Department of Planning  
301 W. Preston Street  
Olmsted Conference Room 11th Floor**

## **Task Force on the Future for Growth and Development**

Synopsis: January 28, 2008 Meeting



### **Background**

The purpose of the first Task Force meeting was to give an overview of planning, demographic trends, land use and growth trends. In order to begin moving the Task Force towards consensus the first meeting must be linked to the statutory charge. The first meeting reviewed very general facts related to Maryland's landscape.

- Study current land use policies and their impact on growth in the State (1).
- Study current trends and challenges for municipal corporations and counties as they relate to growth, including population and demographic changes (2).
- Identify regional growth and development issues (6).

The directives noted above directly correlate to items on 1, 2 and 6 of the HB773 chart (please see the color graphic which nests all of the Task Force charges). While most of the charges overlap, strides should be made to begin deciding if these items have been addressed. It is important to note that these three charges are basic- "study" and "identify". Given the depth of the remaining Task Force charges these items should be relatively easy to reach consensus.

The following information can be used to begin formation of the final report as it is related to these specific statutory charges above.

### **Relation of Presentations/Statute**

***Study current land use policies and their impact on growth in the State (1).***

### **Planning 101**

The Task Force was briefed on the following land use policies which impact growth:

- History of planning in Maryland which set the stage for land use policies.
- 1992 Planning Act and the 1997 Smart Growth legislation.
- Article 66B which prescribe local planning power and directly impact growth throughout Maryland.
- HB1141 requirement of a water resource element and municipal growth element as part of the comprehensive plan. HB1141 also changed the local annexation process by requiring an annexation plan and changing the review criteria at the State level from land use based to zoning based. The law stipulates that the municipal zoning cannot be significantly

different from the county zoning and cannot be more than 50% greater in density.

- HB2 which required a Priority Preservation Plan.
- Comprehensive planning, zoning ordinances, water and sewer plans, adequate public facilities ordinances and priority funding areas.

All of these are land use policies which impact growth in Maryland.

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***Study current trends and challenges for municipal corporations and counties as they relate to growth, including population and demographic changes (2).***

### **Demographics 101**

The Demographics 101 presentation reviewed five trends:

- Actual and projected population and household growth.
- Components of population growth.
- Domestic migration and foreign immigration.
- Changing age structure of the population.
- Labor force and job growth.

Actual and projected population and household growth

From 2000-2030 Maryland will grow by nearly 1.2 million people.

Households during this same time frame will increase but the household size will decrease.

Components of population growth

From 2000-2030 births and deaths will both increase which is commensurate with the population growth.

Domestic migration and foreign immigration

Beginning in the 1990s Maryland saw a tremendous decrease in domestic migration (-62,000 people) and a significant increase in foreign migration (228,500). This trend continued from 2000-2007 with -54,400 in domestic migration and 135,800 in foreign migration. From 1990-2006 Maryland also experienced a decline in non-Hispanic whites and minorities.

Changing age structure of the population

By 2030 it is expected that the age structure of Marylanders will become more similar in all age categories. The largest increases are in the age categories 65 and over.

Labor force and job growth

By and large population growth outpaces the labor force. From 2000-2010 the difference between the population/labor force is 601,000:356,000



The presentation also included jurisdictional trends which examined total and percent population change, elderly growth and affordability issues. From Cecil to Washington County straight down the Western Shore to St. Mary's is where Maryland is expected to experience the highest population growth from 2000-2030. Out of these counties most of the second tier counties outside of the core central Maryland counties will experience the most rapid growth outpacing central Maryland.

As a whole Maryland will see an increase in it's jurisdictions in elderly growth. Areas on the Eastern Shore, namely Kent, Talbot, Worcester, will handle the highest increase of this population segment.

Lack of affordable housing in Maryland has continued to worsen. This trend is drastic in how it has affected Maryland's teachers, particularly from 2002-2006.

Another jurisdictional trend is the net migration outflow from areas such as Baltimore, Carroll, Frederick Counties to Pennsylvania; Frederick County to Washington County. Some counties also experience significant net migration inflow such as Frederick and Washington Counties from Montgomery County and Cecil County from Harford County.

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***Identify regional growth and development issues (6).***

### **Maryland Land Use and Growth Trends**

The Task Force was shown trends in Maryland as they relate to land use and growth.

- Historically Marylanders lived in small, compact communities located primarily in the corridor between Baltimore and Washington DC.
- This corridor is also where the bulk of Maryland's Priority Funding Areas (PFAs) are located.
- From 1990-2005 however, Maryland began to grow outside of the PFAs.
- Land use trends were analyzed from 1970 and 2002. Land use trends were also viewed through 2030 using a current trends scenario and comparing that to a 2030 smart growth trend scenario.
- Growth issues were also discussed focusing on residential development, transportation, environmental challenges, economic development, housing and infrastructure to name a few.



## **STATE DEVELOPMENT PLAN**

### **Blueprint**

#### **FOR DISCUSSION ONLY**

**This blueprint is intended to assist the Task Force on the Future for Growth and Development to formulate parameters for a State Development Plan. The parameters can take many approaches and the following is one of those approaches. Please come to the May 7, 2008 meeting prepared to discuss, define and decide the parameters of a State Development Plan.**

#### **I. Background**

- A. History of Planning in Maryland
- B. Current Status of Planning in Maryland

#### **II. Introduction**

- A. Overview of the State Development Plan
  - 1. Legal Basis- 1992 Growth Act and Its Relation to the Plan
  - 2. What is a State Development Plan?
- B. The Role of the State Development Plan
  - 1. How should the Plan be used?
- C. Key Concepts
  - 1. Smart Growth
  - 2. Sustainability
  - 3. Priority Funding Areas

### **III. Socio Economic/Demographic Trends & Forecasts**

*Purpose: Give background/projections of Maryland's population. This chapter gives the planning in the rest of the document its context.*

- A. Overview
- B. Population Growth
- C. Domestic Migration and Foreign Immigration
- D. Age Structure
- E. Labor Force and Job Growth

### **IV. Land Use and Growth**

*Purpose: Similar to the previous chapter, the land use and growth discussion assists Marylanders in understanding how our State has grown and how we could grow in the future.*

- A. Overview
- B. Past Trends- 1973-2002
- C. Future Trends- Smart Growth vs. Non-Smart Growth
- D. Meeting the Challenges of Growth
  - 1. Priority Funding Areas
- E. Land Use Relation to Adjoining States
  - 1. Differences
  - 2. Opportunities for Compatibility

## **V. Resource Conservation and Planning**

*Purpose: To discuss Maryland's resources in their current state, challenges of protecting these resources and how preservation can be implemented.*

- A. Overview
- B. Topography of Maryland
- C. Agricultural Land Preservation
- D. Watershed Planning
  - 1. Chesapeake Bay/ Patuxent River
  - 2. Soils
  - 3. Underground Conditions
  - 4. Reservoirs
- E. Critical Areas
- F. Climate
- G. Green Infrastructure

## **VI. Historic & Cultural Resources**

*Purpose: To discuss Maryland's resources in their current state, challenges of protecting these resources and how preservation can be implemented.*

- A. Historic Resources
- B. Cultural Resources
- C. Preservation & Conservation
- D. Heritage Areas/Historic landscapes

## **VII. Public/Community Facilities**

*Purpose: Analyze current status, identify deficiencies and offer a guide for improvement.*

- A. Overview
- B. Water and Sewer Planning
- C. Schools
- D. Fire and Safety Resources
- E. Health Systems
- F. Educational Systems
- G. Parks & Recreational Open Space

## **VIII. Housing**

*Purpose: Consider Maryland's existing housing, how it serves the population (i.e. affordability, location etc.) and identify shortcomings.*

- A. Overview
  - 1. Legislative Mandate
  - 2. Planning Principles
    - a. Smart Growth
    - b. Achieving a Jobs Housing Balance in jurisdictions
    - c. One Plan for All Agencies
    - d. Coordinated Resource Expenditures
  - 3. Housing Principles
    - a. Housing for All at All Income Levels
    - b. Renters and Owners
    - c. Elderly and Disabled
    - d. Green Building Approaches



B. Analysis of Current Housing and Growth Patterns

1. Current/Projected Demographics
2. Availability of Transportation
3. Availability of Water and Sewer
4. Availability of Land for Owner Housing with or without Smart Growth
5. Availability of Land for Rental Housing with or without Smart Growth
6. Housing Gap By County

C. Current Development Policy

1. State Land Use Policy
2. Housing – Reactive vs. Proactive
3. Infrastructure- Reactive vs. Proactive
4. Transportation- Maintenance, Policies for New Routes

D. Goals

1. Housing - Short and Long Term
2. Transportation Oriented Development
3. Green Building
4. Community Revitalization

E. Implementation Strategies

1. Proactive and/or Reactive Strategies
2. Coordinated Investment
3. Resources

## **IX. Transportation Planning**

*Purpose: Discuss Maryland's varied transportation modes, its effect on Marylanders and how it serves Marylanders.*

- A. Overview
- B. Relation to the State Transportation Plan
- C. Status of Existing Infrastructure
- D. Promoting Smart Growth through Transportation
  - 1. Transit Oriented Design
- E. Circulation Pattern- Major Routes
  - 1. Major Transportation Routes
  - 2. Major Terminals- Air, Rail, Freight

## **X. Economic Development**

*Purpose: Analyze the link between economic development and how it drives growth. Discuss BRAC and the opportunities BRAC presents for Maryland.*

- A. Overview
- B. Current Status of Economic Development
- C. Base Realignment and Closure (BRAC) Effects

## **XI. Areas of Critical State Concern**

*Purpose: Assess and offer a guide to foster success of identified critical areas.*

- A. Overview
- B. Criteria for Designation
- C. Areas of Critical State Concern
  - 1. Resource Protection (PPAs, etc.)
  - 2. Economic Development (Smart Sites, PPFAs)

## **XII. Grants, Loans and Services**

- A. RedBook - Review and Analyze All Federal Grants, Loans and Services
- B. RedBook - Review and Analyze All State Grants Available to Local Governments
- C. Analyze the Impacts of Existing and Proposed Federal Program